

**4 Killarney Avenue, Darra, QLD, 4076**

**Professionals**

**House For Sale**

Thursday, 24 October 2024

4 Killarney Avenue, Darra, QLD, 4076

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



Peter Torbey  
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## **Golden Development Opportunity**

This unique site is now available and offers a rare opportunity to buy one of the best located homes/development sites in Darra.

Currently a 3 bedroom colonial style home tenanted until late November, here is the chance to get established with this solid investment opportunity, there is potential to develop now or in the future.

The home itself currently offers a holding income of \$550 week.

With a DA in place for 4 x 3 bedroom townhouses and with a number of unit and townhouse developments now under way in Darra, the timing is right to be buying sites like this.

Being a 812m<sup>2</sup> block, corner position and located literally metres to the Darra Train/bus interchange, an easy walk to local shops, schools, and 3 childcare centres, makes this one of the most convenient locations in the area.

This site is located within the Medium Density Residential Zone, build up to 5 levels and with an approved plan in place gives a buyer security knowing that the potential to develop it is a surety. With council rates approx. \$516 quarter, Water approx. \$292 quarter

For further details or to discuss this property please do text, call or email for further information, copies of the approved plan or to discuss making an offer via an Expression of Interest Offer Form.

With a number of homes in Darra recently achieving sale prices in excess of \$1 million, and a rarity in the area and development sites in high demand in the area, plus due to the demand for new homes, units and townhouses, this well located site is sure to offer a great future for the astute investor.